

Before the Board of Zoning Adjustment, D.C.

PUBLIC HEARING - September 15, 1971

Appeal No. 10884 Redevelopment Land Agency, appellant.

THE ZONING ADMINISTRATOR OF THE DISTRICT OF COLUMBIA, appellee.

On motion duly made, seconded and carried with the absence of Messrs Scrivener and Mackey, the following Order of the Board was entered at the meeting of September 21, 1971.

EFFECTIVE DATE OF ORDER - October 19, 1971

ORDERED:

That the appeal for permission to erect an apartment house with roof structures in accordance with Section 3308 at 7th and O Streets, NW., Lots 9-11, 27, 28, 37, 818-829, 833-843, 878, 882-884, Square 447, be granted.

FINDINGS OF FACT:

1. The subject property is located in an R-5-C District.
2. The proposed building is located at the western portion of Square 447 on the east side of Seventh Street, NW.
3. The plans submitted by appellant establish that the cooling tower enclosure, mechanical equipment and stairwells are enclosed within the penthouse which will be constructed in accordance with the regulations.
4. The proposed building is located in the Shaw Urban Renewal Area.
5. The materials and color of roof structure is the same brick as the balance of the building with natural finish aluminum louvers.
6. No opposition was registered at the public hearing as to the granting of this appeal.

OPINION:

The Board concludes that the roof structures of this proposed office building will harmonize with the street frontage of the

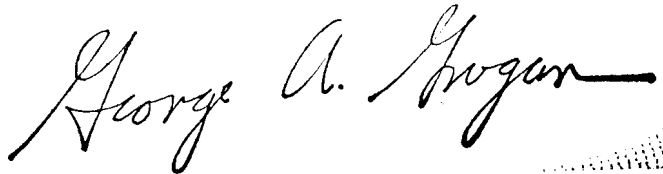
Appeal No. 10884
September 15, 1971
Page 2

building in architectural character, material, and color. The roof structures are in harmony with the purpose and intent of the Zoning Regulations and will not tend to affect adversely the use of nearby and adjoining property.

We are further of the opinion that this use will not have an adverse affect upon the present character or future development of the neighborhood and will not substantially impair the purpose, intent, or integrity of the Zoning Regulations and Map.

BY ORDER OF THE D. C. BOARD OF ZONING ADJUSTMENT

ATTESTED:

A handwritten signature in cursive script, reading "George A. Grogan", written in dark ink. The signature is fluid and extends across the width of the line.

By: _____

GEORGE A. GROGAN
Secretary of the Board

THAT THE ORDER OF THE BOARD IS VALID FOR A PERIOD OF SIX MONTHS ONLY UNLESS APPLICATION FOR A BUILDING AND/OR OCCUPANCY PERMIT IS FILED WITH THE DIRECTOR OF INSPECTIONS WITHIN A PERIOD OF SIX MONTHS AFTER THE EFFECTIVE DATE OF THIS ORDER.